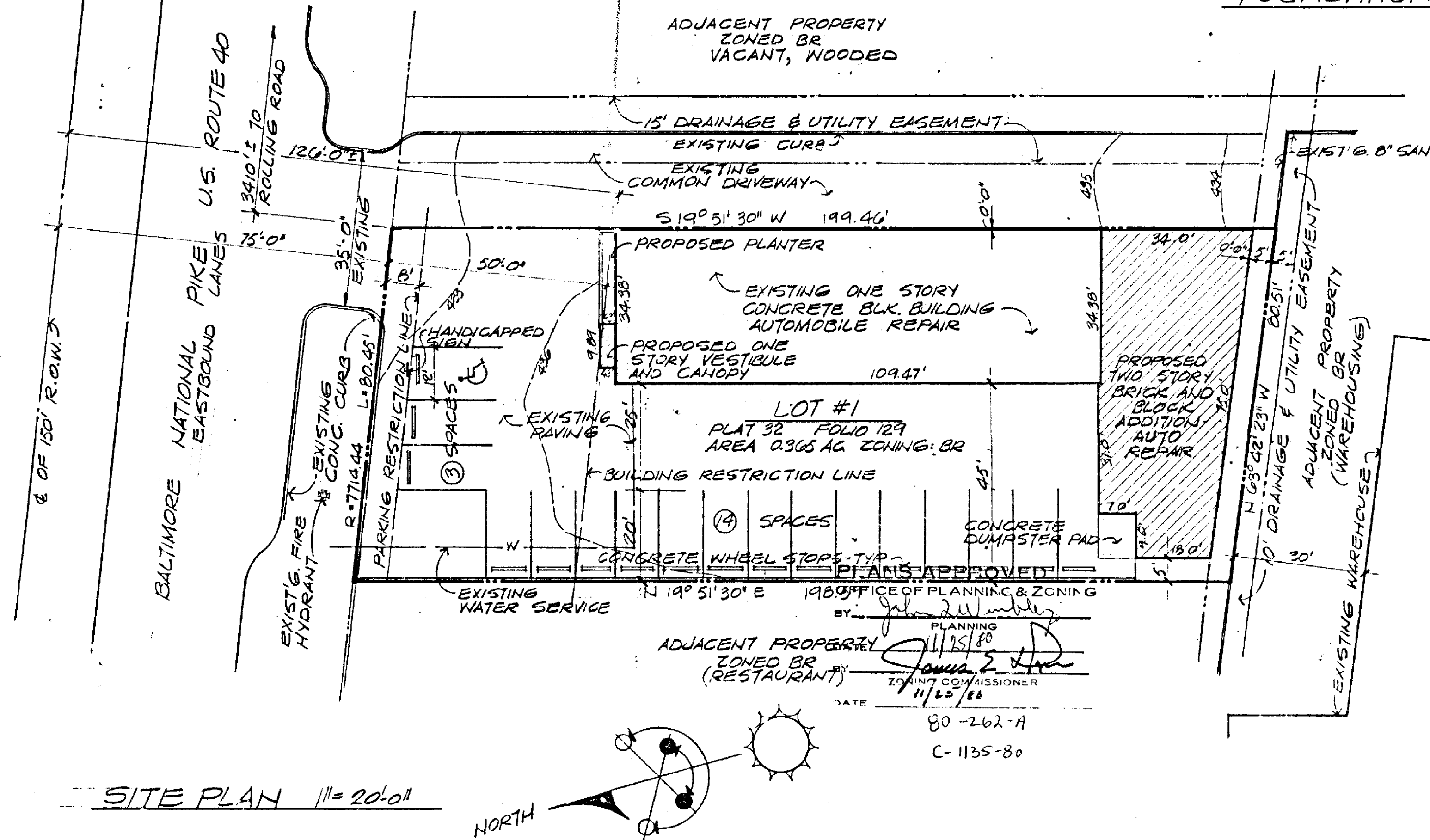
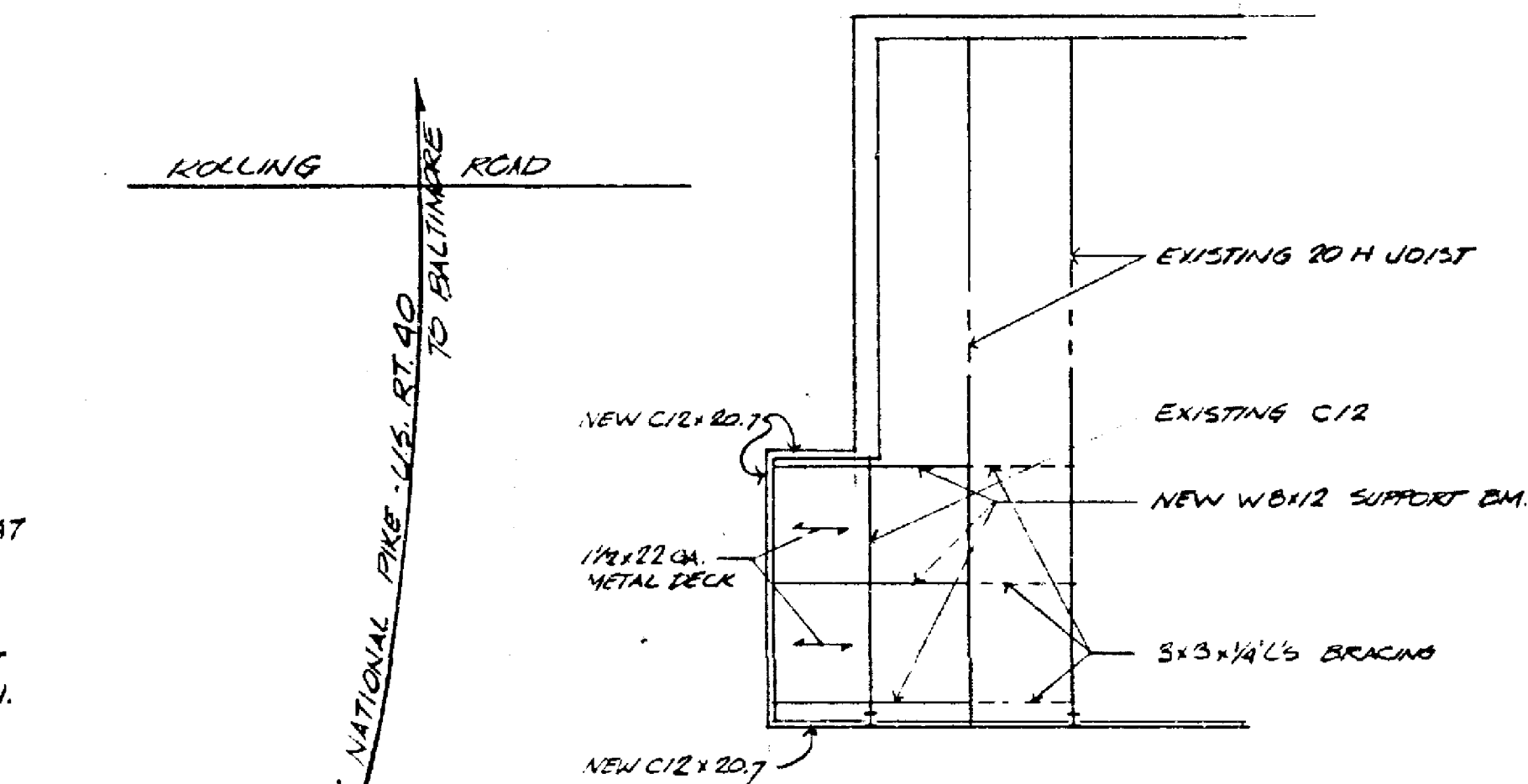


FOUNDATION PLAN 1/9" = 1'-0"



ROOF FRAMING PLAN 1/8"=1'-0"



ROOF FRAMING PLAN-VESTIBULE

 $\frac{1}{B''} = 1 - 0.4$ 

### ⑤ VICINITY MAP

$$I'' = 500' - 0''$$

## PARKING REQUIREMENTS

REQUIRED: 1 CAR PER 300 GSF.

EXISTING GSF 3832 SF

PROPOSED 2123 S.F.

TOTAL GSF  $5955 \div 300 = 20$  CARS

PARKING REQUIRED 20 CARS

LESS SERVICE BAYS 8

TOTAL ON SITE REQUIRED 12 CARS

TOTAL ON SITE SHOWN 17 CARS

NOTES:

1. PROPERTY INFORMATION TAKEN FROM PLAT PREPARED BY HUCKINS ASSOCIATES DATED 9 SEPT. '80
2. NO GRADING OR PAVING WILL TAKE PLACE UNDER THIS CONTRACT, EXCEPT PATCHING REQUIRED AROUND EXCAVATION.
3. NO DISABLED VEHICLES ARE TO BE STORED ON THE PARKING LOT
4. THIS SITE PLAN WAS PREPARED IN ACCORDANCE WITH BALTO. CO. VARIANCE NO. 197 (1979-1980)

CRAIG L. STEWART, ARCHITECT, P.C.  
SUITE 200, LONG REACH VILLAGE CTR.  
COLUMBIA, MARYLAND 21045

ADDITIONS AND ALTERATIONS TO  
MIDAS MUFFLER SHOP  
6555 BALTIMORE NATIONAL PIKE  
13<sup>TH</sup> ELECTION DISTRICT, BALTIMORE CO. MD.  
LOT #1, THE VERNON E. MARSHALL PROPERTY  
PLAT 32 FOLIO 129

ADDITIONS AND ALTERATIONS TO  
MIDAS MUFFLER SHOP  
6555 BALTIMORE NATIONAL PIKE  
BALTIMORE COUNTY, MARYLAND

JOB 07-80  
DATE 30 Sept 80  
SHEET  
**A-1**  
DPA-C



# 8-22-80 197 **PETITION FOR ZONING VARIANCE FROM AREA AND HEIGHT REGULATIONS**

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

I, or we, Richard W. Tennant, legal owner of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 238.2 to permit side yard setbacks of 0 feet and 5 feet and a rear yard setback of 5 feet, all in lieu of the required 30 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

To build an addition to the existing building. The addition is needed to provide more storage and two more service bays. Since the site is narrow, a Variance is required no matter where we construct. The zero feet setback is requested to legalize the existing setback.

MAP: 2A  
SECTION: 22H  
ELECTION: 1  
DATE: 4/14/80  
BY: SK  
INM: 1/23/80  
BY: 144

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

Contract purchaser: \_\_\_\_\_  
Address: \_\_\_\_\_  
Petitioner's Attorney: \_\_\_\_\_  
Protestant's Attorney: \_\_\_\_\_  
Address: \_\_\_\_\_

ORDERED By The Zoning Commissioner of Baltimore County, this 15th day of April, 1980, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 20th day of June, 1980, at 11:00 o'clock A.M.

(over)

## **BALTIMORE COUNTY**

## **ZONING PLANS**

## **ADVISORY COMMITTEE**



## **PETITION AND SITE PLAN**

## **EVALUATION COMMENTS**

## **BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE**

June 13, 1980

COUNTY OFFICE BLDG.  
111 W. Chesapeake Ave.  
Towson, Maryland 21204

Chairman  
Nicholas B. Commodari

MEMBERS  
Bureau of Engineering  
Department of Traffic Engineering  
State Roads Commission  
Bureau of Fire Prevention  
Health Department  
Project Planning  
Building Department  
Board of Education  
Zoning Administration  
Industrial Development

Mr. Richard W. Tennant  
6555 Baltimore National Pike  
Baltimore, Maryland 21228

RE: Item No. 197  
Petitioner - Tennant  
Variance Petition

Dear Mr. Tennant:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition and has made an on-site field inspection of the property. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Because of your proposal to construct an addition to the rear and side of the existing service garage located on this property, this Variance for setbacks is required. A review of the previous files indicate that this property was subdivided and approved without benefit of a Variance for the side setback along the easterly property line. It was my suggestion that this matter be added to the petition at this time in order to legalize this situation.

Particular attention should be afforded to the comments of the Bureau of Engineering, considering the existing drainage and utility easements traversing this property, and those comments of the Fire Department concerning the proposed fire hydrant. For further information on these comments, you may contact Mr. Fred Ringler at 494-3754 and Captain Joe Kelly at 494-3985, respectively.

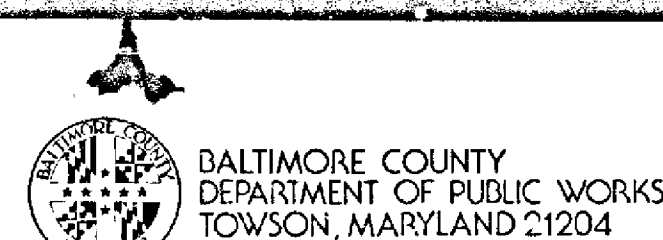
Mr. Richard W. Tennant  
Page Two  
June 13, 1980

Enclosed are all comments submitted to this office from the Committee members at this time. The remaining members felt that no comment was warranted. This petition was accepted for filing on the date of the enclosed certificate and a hearing scheduled accordingly.

Very truly yours,

*Nicholas B. Commodari*  
NICHOLAS B. COMMODARI  
Chairman  
Zoning Plans Advisory Committee

NBC/sf  
Enclosures  
cc: Craig L. Stewart, Architect  
Suite 206, Long Beach Village Center  
Columbia, Maryland 21045



HARRY J. PISTEL, P.E.  
DIRECTOR

April 25, 1980

Mr. William E. Hammond  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Re: Item #197 (1979-1980)  
Property Owner: Richard W. Tennant  
S/S Baltimore National Pike 3410' W. Rolling Road  
Existing Zoning: B.R.  
Proposed Zoning: Variance to permit side setbacks of 0' and 5' and a rear setback of 5' all in lieu of the required 30'.  
Acres: 0.366 District: 1st

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

### **General:**

The comments supplied in connection with the Zoning Advisory Committee review of this property for Item 231 (1975-1976) and Item 71 (1976-1977) are referred to for your consideration.

This property comprises Lot 1 of "Subdivision Plat of Vernon E. Marshall Property", recorded O.T.G. 32, Folio 129 and "Re-Subdivision Plat Lots 2 & 3 Vernon E. Marshall Property", recorded O.T.G. 34, Folio 133.

Fulton National Pike (U.S. 40) is a State Road; therefore, all improvements, intersections, entrances and drainage requirements as they affect the road come under the jurisdiction of the Maryland State Highway Administration. Any utility construction within the State Road right-of-way will be subject to the standards, specifications and approval of the State in addition to those of Baltimore County.

Development of this property through striping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the striping of top soil.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

Item #197 (1979-1980)  
Property Owner: Richard W. Tennant  
Page 2  
April 25, 1980

### **General: (Cont'd)**

The Baltimore County 10 and 15-foot drainage and utility easements contiguous to and west of the westernmost side of this Lot 1 and the easternmost outline of the "Marshall Property", respectively, have not been indicated on the submitted plan. Further, there is public 8-inch sanitary sewerage within the 10-foot drainage and utility easement centered upon the rear property line of this Lot 1 and southerly within the 15-foot easement, (Drawing #60-0631, File 1).

The Petitioner is cautioned that no encroachment by construction of any structure, including footings is permitted within Baltimore County rights-of-way and utility easements. During the course of construction on this property, protection must be afforded by the contractor for this public sanitary sewerage; any damage sustained would be the full responsibility of the Petitioner.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item 197 (1979-1980).

Very truly yours,

*Ellsworth N. Diver, P.E.*  
ELLSWORTH N. DIVER, P.E.  
Chief, Bureau of Engineering

END:EAM:FWR:ss

cc: J. Somers  
J. Wimbley

H-NE Key Sheet  
3 and 4 SW 29 Pos. Sheets  
SW 1 and 2 H Topo  
94 Tax Map



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3211

JOHN D. SEVFFERT  
DIRECTOR

June 3, 1980

Mr. William Hammond, Zoning Commissioner  
Zoning Advisory Committee  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #197, Zoning Advisory Committee Meeting, April 15, 1980, are as follows:

Property Owner: Richard W. Tennant  
Location: S/S Baltimore National Pike 3410' W. Rolling Road  
Existing Zoning: B.R.  
Proposed Zoning: Variance to permit side setbacks of 0' and 5' and a rear setback of 5' all in lieu of the required 30'.  
Acres: 0.366  
District: 1st

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

Landscaping should be provided along the frontage of the property.

Very truly yours,

*John L. Wimbley*  
John L. Wimbley  
Planner III  
Current Planning and Development



balmore county  
department of traffic engineering  
TOWSON, MARYLAND 21204  
(301) 494-3550

STEPHEN E. COLLINS  
DIRECTOR

May 7, 1980

Mr. William Hammond  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Item No. 197 - ZAC - Meeting of April 15, 1980  
Property Owner: Richard W. Tennant  
Location: S/S Balto. National Pike 3410' W Rolling Road  
Existing Zoning: B.R.  
Proposed Zoning: Variance to permit side setbacks of 0' and 5' and a rear setback of 5' in lieu of the required 30'.

Acres: 0.366  
District: 1st

Dear Mr. Hammond:

The requested variance to the side and rear setbacks are not expected to cause any traffic problems.

Very truly yours,

*Michael S. Flanigan*  
Michael S. Flanigan  
Engineering Associate II

MSF/mjm



Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that by reason of the following finding of facts that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner(s), the Variance(s) should be had; and it further appears that the granting of the Variance(s) requested will not adversely affect the health, safety, and general welfare of the community; and, therefore,

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 30th day of July, 1980, that the herein Petition for Variances to permit a side yard setback of zero feet for the existing improvement and side and rear yard setbacks of five feet for the proposed addition to the Midas Muffler Shop, all in lieu of the required thirty feet, in accordance with the site plan prepared by Craig L. Stewart, dated March 26, 1980, should be and the same is GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. None of the improvements shall encroach upon either the thirty foot right-of-way binding on the east property line or the ten foot drainage and utility easement located adjacent to and parallel with the south property line, as indicated on the above referred to site plan.
2. Approval of said site plan by the Department of Public Works and the Office of Planning and Zoning, including landscaping and screening approval by the Current Planning and Development Division.

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that by reason of failure to show practical difficulty and/or unreasonable hardship, the Variance(s) should not be granted.

IT IS ORDERED by the Zoning Commissioner of Baltimore County, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, that the herein Petition for the Variance(s) to permit

Zoning Commissioner of Baltimore County

BALTIMORE COUNTY  
DEPARTMENT OF HEALTH  
TOWSON, MARYLAND 21204  
DONALD J. ROOP, M.D., M.P.H.  
DEPUTY STATE & COUNTY HEALTH OFFICER

May 9, 1980

Mr. William R. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #197, Zoning Advisory Committee Meeting of April 15, 1980, are as follows:

Property Owner: Richard W. Tennant  
Location: S/S Balto. National Pike 3410' W Rolling Rd.  
Existing Zoning: B.R.  
Proposed Zoning: Variance to permit side setbacks of 0' and 5' and a rear setback of 5' all in lieu of the required 30'.  
Acres: 0.366  
District: 1st

Metropolitan water and sewer exist; therefore, no health hazards are anticipated.

Very truly yours,

Jan J. Forrest, Director  
BUREAU OF ENVIRONMENTAL SERVICES

IJF/eth

BALTIMORE COUNTY  
FIRE DEPARTMENT  
TOWSON, MARYLAND 21204  
825-7310  
PAUL H. REINCKE  
CHIEF

May 14, 1980

Mr. William Hammond  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: Nick Commodari, Chairman  
Zoning Plans Advisory Committee

Re: Property Owner: Richard W. Tennant

Location: S/S Baltimore National Pike 3410' W Rolling Road

Item No: 197 Zoning Agenda Meeting of April 15, 1980

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

(X) 1. Fire hydrants for the referenced property are required and shall be located at intervals of 200 feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works. Along Baltimore National Pike

( ) 2. A second means of vehicle access is required for the site.

( ) 3. The vehicle dead end condition shown at \_\_\_\_\_

EXCEEDS the maximum allowed by the Fire Department.

( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operations.

(X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

( ) 6. Site plans are approved as drawn.

( ) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: [Signature] Noted and Approved: [Signature]  
Planning Group Fire Prevention Bureau  
Special Inspection Division

BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-0335  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER

July 30, 1980

Mr. Richard W. Tennant  
6555 Baltimore National Pike  
Baltimore, Maryland 21228

RE: Petition for Variances  
S/S of the Baltimore National Pike,  
3410' W of Rolling Road - 1st Election  
District  
Richard W. Tennant - Petitioner  
NO. 80-262-A (Item No. 197)

Dear Mr. Tennant:

I have this date passed my Order in the above referenced matter in accordance with the attached.

Very truly yours,

[Signature]  
WILLIAM E. HAMMOND  
Zoning Commissioner

WEH/esl

Attachments

cc: John W. Hession, III, Esquire  
People's Counsel

RE: PETITION FOR VARIANCES  
S/S of Baltimore National Pike, 3410'  
W of Rolling Rd., 1st District  
RICHARD W. TENNANT, Petitioner  
BEFORE THE ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
Case No. 80-262-A

ORDER TO ENTER APPEARANCE

Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

[Signature] Peter Max Zimmerman  
Deputy People's Counsel  
John W. Hession, III  
People's Counsel for Baltimore County  
Rm. 223, Court House  
Towson, Maryland 21204  
494-2188

I HEREBY CERTIFY that on this 17th day of June, 1980, a copy of the foregoing

Order was mailed to Mr. Richard W. Tennant, 6555 Baltimore National Pike, Baltimore, Maryland 21228, Petitioner.

[Signature]  
John W. Hession, III

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent Towson, Maryland - 21204

Date: April 14, 1980

Mr. William E. Hammond  
Zoning Commissioner  
Baltimore County Office Building  
1111 West Chesapeake Avenue  
Towson, Maryland 21204

Z.A.C. Meeting of: April 15, 1980

RE: Item No: 197, 198, 199, 200, 201, 202, 203  
Property Owner:  
Location:  
Present Zoning:  
Proposed Zoning:

District:  
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,  
[Signature]  
Wm. Nick Petrovich, Assistant  
Department of Planning

WNP/bp

BALTIMORE COUNTY  
DEPARTMENT OF PERMITS & LICENSES  
TOWSON, MARYLAND 21204  
494-3610  
TED ZALESKI, JR.  
DIRECTOR

April 14, 1980

Mr. William E. Hammond, Zoning Commissioner  
Office of Planning and Zoning  
County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #197 Zoning Advisory Committee Meeting, April 15, 1980 are as follows:

Property Owner: Richard W. Tennant  
Location: S/S Baltimore National Pike 3410' W Rolling Road  
Existing Zoning: B.R.  
Proposed Zoning: Variance to permit side setbacks of 0' and 5' and a rear setback of 5' all in lieu of the required 30'.

Acres: 0.366  
District: 1st

The items checked below are applicable:

X A. All structures shall conform to the Baltimore County Building Code 1978, the State of Maryland Code for the Handicapped and Aged, and other applicable Codes.

X B. A building/ permit shall be required before beginning construction.

C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required.

X D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.

E. In wood frame construction an exterior wall erected within 6' 0" of an adjacent lot line shall be of one hour fire resistive construction, no openings permitted within 3' 0" of lot line. A minimum 8" masonry firewall is required if construction is on the lot line.

F. Requested variance conflicts with the Baltimore County Building Code, Section/s \_\_\_\_\_.

G. A change of occupancy shall be applied for, along with an alteration permit application, and three required set of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.

H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered in Maryland Architect or Engineer certify to this office, that, the structure for which a proposed change in use is proposed can comply with the height/area requirements of Table 305 and the required construction classification of Table 214.

X I. Comments: Flat does not show Handicapped parking, signs building access, etc.

NOTE: These comments reflect only on the information provided by the drawing submitted to the Office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired additional information may be obtained by visiting Room #122 (Plans Review) at 111 West Chesapeake Ave., Towson.

Very truly yours,  
[Signature]  
Charles E. Burnham, Chief  
Plans Review

CEB/rj

PUBLIC NOTICE

PETITION FOR VARIANCE

RE: 81° 30' E 108.50, thence southeasterly by a line curving to the left with a radius of 7714.44 feet for a distance of 80.45 feet to the place of beginning.

LOCATION: South side of Baltimore National Pike, 3410 feet West of Rolling Road

DATE & TIME: Tuesday, June 24, 1980 at 11:00 A.M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF WILLIAM E. HAMMOND, ZONING COMMISSIONER OF BALTIMORE COUNTY

June 9

IS IS TO CERTIFY, that the annexed advertisement of

PETITION FOR VARIANCE 1ST DISTRICT

UTH SIDE OF BALTO. NATIONAL PIKE, 3410 FEET

ST OF ROLLING ROAD

s inserted in the following:

☑ Catonsville Times

☐ Arbutus Times

weekly newspapers published in Baltimore County, Maryland,

once a week for ONE successive weeks before

the 6th day of June 1980, that is to say,

the same was inserted in the issues of

6/5/80

COLUMBIA PUBLISHING CORP.

By [Signature]

IN THE CIRCUIT COURT

FOR BALTIMORE COUNTY, IN EQUITY

Plaintiff

vs

Defendant

CERTIFICATE OF PUBLICATION OF



June 16, 1980

Mr. Richard W. Tennant  
6555 Baltimore National Pike  
Baltimore, Maryland 21228

RE: Petition for Variance  
S/S Balto. Nat'l Pike, 3410' W of  
Rolling Road - Case No. 80-262-A

Dear Mr. Tennant:

This is to advise you that \$36.57 is due for  
advertising and posting of the above-property.

Please make check payable to Baltimore County, Maryland and  
remit to Sandra Jones, Room 115, County Office Building, Towson,  
Maryland 21204, before the hearing.

Very truly yours

WILLIAM E. HAMMOND  
Zoning Commissioner

WEH:sj

May 27, 1980

Mr. Richard W. Tennant  
6555 Baltimore National Pike  
Baltimore, Maryland 21228

NOTICE OF HEARING

RE: Petition for Variance - 1/8 Baltimore National Pike,  
3410' W of Rolling Road - Case No. 80-262-A

TIME: 11:00 A.M.

DATE: Tuesday, June 24, 1980

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE,

TOWSON, MARYLAND

ZONING COMMISSIONER OF  
BALTIMORE COUNTY

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. W. E. Hammond  
Zoning Commissioner  
TO: John D. Seyffert, Director  
FROM: Office of Planning and Zoning  
SUBJECT: Petition No. 80-262 A Item 197

Date: June 4, 1980

Petition for Variance for side and rear yard setbacks  
Southside of Baltimore National Pike, 3410 feet West of Rolling Road  
Petitioner: Richard W. Tennant

First District

HEARING: Tuesday, June 24, 1980 (11:00 A.M.)

If granted, it is requested that details of landscaping, approved by the  
Division of Current Planning and Development, be required.

JDS:JGH:cb

PETITION FOR VARIANCE

1st District

ZONING: Petition for Variance for side and rear yard setbacks  
LOCATION: South side of Baltimore National Pike, 3410 feet West of  
Rolling Road  
DATE & TIME: Tuesday, June 24, 1980 at 11:00 A.M.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue,  
Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and  
Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to permit side yard setbacks  
of 0 feet and 5 feet and a rear yard setback of  
5 feet, all in lieu of the required 30 feet

The Zoning Regulation to be excepted as follows:

Section 238.2 - Side and Rear Yards

All that parcel of land in the First District of Baltimore County

Being the property of Richard W. Tennant, as shown on plat plan filed with the  
Zoning Department

Hearing Date: Tuesday, June 24, 1980 at 11:00 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue,  
Towson, Maryland

BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

Variance Description  
6555 Balt. Nat'l. Pike  
Baltimore, Md.  
21228

Beginning on the south side of Balt. Nat'l. Pike approximately  
3410' west of Rolling Rd. and running the following courses  
and distances:

S 19° 51' 30" W 199.46, thence  
N 69° 42' 23" W 80.51, thence  
N 19° 51' 30" E 198.59, thence  
southeasterly by a line curving to the left with a radius of  
7714.44 feet for a distance of 80.45 feet to the place of beginning.

Mr. Richard W. Tennant  
6555 Baltimore National Pike  
Baltimore, Maryland 21228

cc: Craig L. Stewart, Architect  
Suite 206, Long Beach Village Center  
Columbia, Maryland 21045

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 24th day  
of June, 1980.

WILLIAM E. HAMMOND  
Zoning Commissioner

Petitioner: Tennant

Petitioner's Attorney

Reviewed by: Nicholas S. Commodari  
Chairman, Zoning Plans  
Advisory Committee

PETITION MAPPING PROGRESS SHEET

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										
Reviewed by: <i>WEC</i>										
Revised Plans: Change in outline or description										
Previous case: <i>75-75A</i>										
Map #										

77-98

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received this 24 day of June, 1980.

Filing Fee \$ 36.57 Received: ☒ Check

Cash

Other

#197

Petitioner: RICHARD W. TENNANT

Petitioner's Attorney

Submitted by: R. TENNANT

Reviewed by: *WEC*

\*This is not to be interpreted as acceptance of the Petition for assignment of a  
hearing date.

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

District: 1st Date of Posting: June 6, 1980  
Posted for: PETITION FOR VARIANCES  
Petitioner: RICHARD W. TENNANT  
Location of property: S/S BALTO. NAT'L PIKE, 3410' W of Rolling Rd.  
Location of Sign: FRONT 6555 BALTO. NAT'L PIKE  
Remarks: *Thomas R. Poland*  
Posted by: *Thomas R. Poland* Date of return: June 13, 1980  
Number of Signs: ONE

CERTIFICATE OF PUBLICATION

TOWSON, MD., June 5, 1980

THIS IS TO CERTIFY, that the annexed advertisement was  
published in THE JEFFERSONIAN, a weekly newspaper printed  
and published in Towson, Baltimore County, Md., on June 5, 1980  
of one time before the 24th day of June, 1980, the first publication  
appearing on the 5th day of June, 1980.

THE JEFFERSONIAN  
Manager

Cost of Advertisement, \$

PETITION FOR VARIANCE  
1st District  
ZONING: Petition for Variance for  
side and rear yard setbacks  
LOCATION: South side of Balti-  
more National Pike, 3410 feet  
West of Rolling Road, 3410 feet  
DATE & TIME: Tuesday, June 24,  
1980 at 11:00 A.M.  
PUBLIC HEARING: Room 106,  
County Office Building, 111 W.  
Chesapeake Avenue, Towson,  
Maryland  
The Zoning Commissioner of Bal-  
timore County, by authority of the  
Zoning Act and Regulations of Bal-  
timore County, will hold a public  
hearing:  
Petition for Variance to permit  
side yard setbacks of 0 feet and 5 feet  
and a rear yard setback of 5 feet,  
all in lieu of the required 30 feet.  
The Zoning Regulation to be ex-  
cepted as follows:  
Section 238.2 - Side and Rear Yards  
All that parcel of land in the  
First District of Baltimore County  
Balt. Nat'l. Pike, approximately  
3410 feet West of Rolling Rd. and run-  
ning the following courses and dis-  
tances:  
S 19° 51' 30" W 199.46, thence  
N 69° 42' 23" W 80.51, thence  
N 19° 51' 30" E 198.59, thence  
southeasterly by a line curving to  
the left with a radius of 7714.44 feet  
for a distance of 80.45 feet to the  
place of beginning.  
Being the property of Richard W.  
Tennant, as shown on plat plan  
filed with the Zoning Department,  
Room 106, County Office Building,  
111 W. Chesapeake Avenue, Towson,  
Maryland.  
By Order of  
WILLIAM E. HAMMOND,  
Zoning Commissioner  
of Baltimore County.  
June 5,

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE & REVENUE DIVISION MISCELLANEOUS CASH RECEIPT	DATE: June 20, 1980	AMOUNT: \$36.57	NO. 089602
PAID TO: Richard W. Tennant	DATE: May 27, 1980	AMOUNT: \$36.57	NO. 088845
FOR: Advertising and Posting for Case No. 80-262-A	DATE: May 27, 1980	AMOUNT: \$36.57	NO. 088845
PAID TO: Richard W. Tennant	DATE: May 27, 1980	AMOUNT: \$36.57	NO. 088845
FOR: Advertising and Posting for Case No. 80-262-A	DATE: May 27, 1980	AMOUNT: \$36.57	NO. 088845

